

**CITY OF HIALEAH  
PLANNING AND ZONING BOARD MEETING  
January 14<sup>th</sup> 2015**

HIALEAH CITY HALL  
501 PALM AVENUE-3RD FLOOR

7:00 P.M.  
HIALEAH

Call to order.

Invocation and pledge of allegiance

**ALL LOBBYISTS MUST REGISTER WITH THE PLANNING AND ZONING BOARD  
PRIOR TO ITEM BEING HEARD**

**A MAXIMUM OF 4 SPEAKERS IN FAVOR AND 4 SPEAKERS IN OPPOSITION WILL BE  
ALLOWED TO ADDRESS THE PLANNING AND ZONING BOARD ON ANY ITEM.  
EACH SPEAKER'S COMMENTS WILL BE LIMITED TO 3 MINUTES.**

1. Roll Call.
2. Approval of Planning and Zoning Board Summary Agenda of December 10<sup>th</sup>, 2014 as submitted.

**ADMINISTRATION OF OATH TO ALL APPLICANTS AND ANYONE WHO WILL BE  
SPEAKING BEFORE THE BOARD ON ANY ITEM.**

A WRITTEN DECISION AND RESOLUTION WILL BE PREPARED AND PRESENTED FOR REVIEW TO THE CITY COUNCIL. THE CITY COUNCIL IS AUTHORIZED TO AFFIRM, AFFIRM WITH CONDITIONS, OR OVERRIDE THE DECISIONS BY RESOLUTION. AFTER THE RESOLUTION IS ADOPTED, A MEMBER OF THE PLANNING DIVISION WILL CONTACT THE APPLICANT WHEN A COPY OF THE FINAL DECISION AND RESOLUTION CAN BE PICKED UP. UPON YOUR RECEIPT OF THE FINAL DECISION AND RESOLUTION, CONTACT THE BUILDING DEPARTMENT TO OBTAIN YOUR REQUIRED BUILDING PERMIT.

SUMMARY MINUTES, OR A COPY OF THE AUDIO FILE OF THE PROCEEDINGS BEFORE THE PLANNING AND ZONING BOARD, SHALL BE PREPARED AND SUBMITTED TO THE CITY COUNCIL BEFORE ITS HEARING.

**THE PLANNING AND ZONING BOARD RECOMMENDATIONS, FOR THE  
FOLLOWING PUBLIC HEARING REQUESTS WILL BE HEARD BY THE CITY  
COUNCIL, AT ITS REGULARLY-SCHEDULED MEETING OF TUESDAY,  
FEBRUARY 10, 2015:**

3. **Final Decision** to adjust rear setback to 15' (20' required) and east side setback to 5.5' (7.5' required), for proposed addition. Property located at 1399 West 82 Street, Hialeah, zoned R-1 (One Family District).

**Applicant: Frances Gonzalez REM Hector P. Gonzalez Jr.  
Tabled Item from December 10, 2014**

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**THE PLANNING AND ZONING BOARD RECOMMENDATIONS, FOR THE FOLLOWING PUBLIC HEARING REQUESTS WILL BE HEARD BY THE CITY COUNCIL, AT ITS REGULARLY-SCHEDULED MEETING OF TUESDAY, JANUARY 27, 2015:**

- 4. Rezoning** from B-1 (Highly Restricted Retail District) to R-3-5 (Multiple Family District) and consider granting a variance permit to allow lot coverage of 71% (30% maximum allowed) and allow 34 parking spaces (39 required). Property located at 1190 SE 8 Avenue, Hialeah  
**Applicant: Spinal Cord Living-Assistance Development, Inc. (SCLAD)**  
**c/o Pedro Rodriguez**

**MISCELLANEOUS ITEMS NOT REQUIRING ADVERTISING:**

- 5.** Old Business.
- 6.** New Business.
- 7.** Planner's Report.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, PERSONS NEEDING A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE PLANNING DIVISION NO LATER THAN SEVEN DAYS PRIOR TO THE PROCEEDING. TELEPHONE (305) 883-8075 OR (305) 883-8076 FOR ASSISTANCE; IF HEARING IMPAIRED, TELEPHONE THE FLORIDA RELAY SERVICE NUMBERS (800) 955-8771 (TDD) OR (800) 955-8770 (VOICE) FOR ASSISTANCE.